

\$2,549,000 - 2522 2nd Ave, San Diego

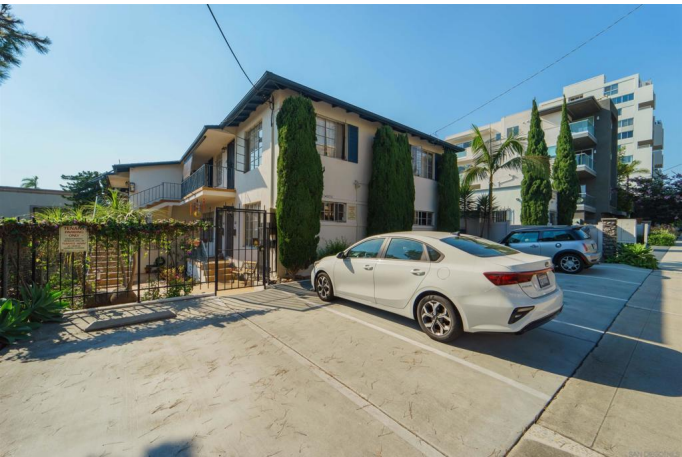
MLS® #240022279SD

\$2,549,000

0 Bedroom, 0.00 Bathroom,
Commercial Sale on 0 Acres

N/A, San Diego,

This is a rare investment opportunity in the prestigious Bankers Hill neighborhood. For the first time in over 51 years, 2522-36 2nd Ave is being offered for sale. This well-maintained, two-story building features eight charming 1-bedroom, 1-bathroom units and sits on a 5,213-square-foot lot. The property offers five off-street parking spaces and an on-site laundry facility, providing additional convenience for tenants. Positioned amidst professional offices and surrounded by new luxury developments, this property is located directly in the path of future growth. With rents currently below market, it presents significant value-add potential for investors, offering the chance to unlock increased rental income through targeted improvements and proactive management.



Essential Information

MLS® #	240022279SD
Price	\$2,549,000
Bathrooms	0.00
Acres	0.12
Type	Commercial Sale
Sub-Type	Mixed Use
Status	Closed
Listing Agent	Adam Cairo
Listing Office	Starker West, Inc.

Community Information

Address	2522 2nd Ave
Area	92103 - Mission Hills
Subdivision	N/A
City	San Diego
County	San Diego
Zip Code	92103

Amenities

Parking Spaces	5
----------------	---

Additional Information

Date Listed	September 19th, 2024
Days on Market	194
Short Sale	N
RE / Bank Owned	N

Based on information from California Regional Multiple Listing Service, Inc. as of December 28th, 2025 at 1:15am PST. This information is for your personal, non-commercial use and may not be used for any purpose other than to identify prospective properties you may be interested in purchasing. Display of MLS data is usually deemed reliable but is NOT guaranteed accurate by the MLS. Buyers are responsible for verifying the accuracy of all information and should investigate the data themselves or retain appropriate professionals. Information from sources other than the Listing Agent may have been included in the MLS data. Unless otherwise specified in writing, Broker/Agent has not and will not verify any information obtained from other sources. The Broker/Agent providing the information contained herein may or may not have been the Listing and/or Selling Agent.